



**DEPARTMENT OF COMMUNITY DEVELOPMENT
REZONING INFORMATION**

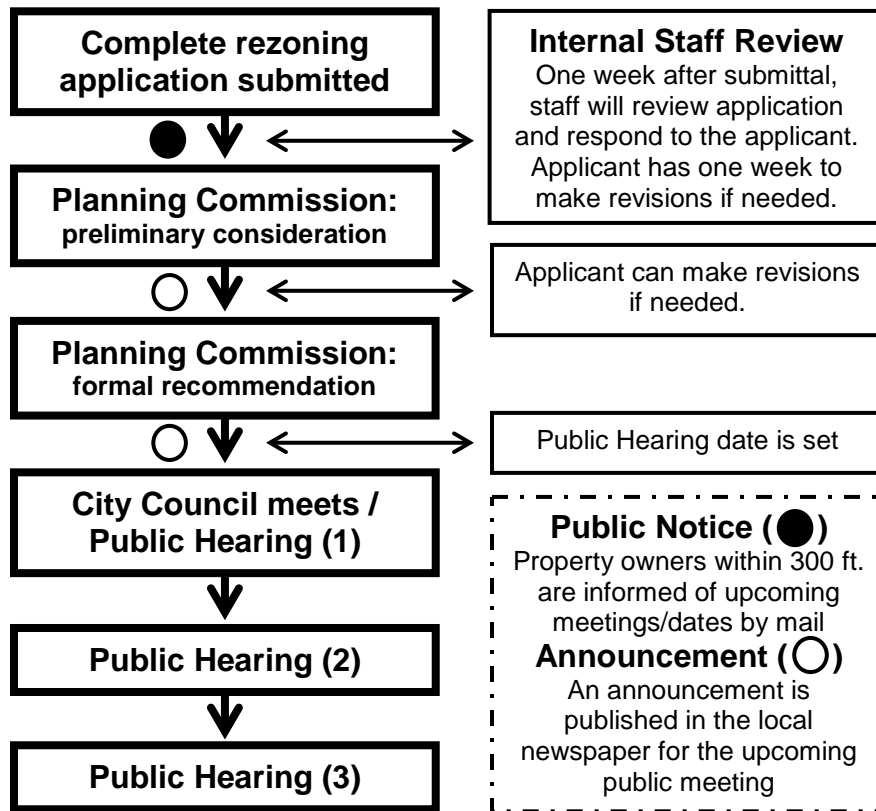
City of Cedar Falls
220 Clay Street
Cedar Falls, Iowa 50613

General Information: Applications for rezoning property within the City of Cedar Falls will be considered when all documents and fees are submitted. Rezoning requests are reviewed by the Planning and Zoning Commission and by the City Council. This process typically takes three to four months. It is highly recommended that the applicant or a representative be present at each meeting.

Deadline: 5 PM as per the submittal deadlines; see attached Planning and Zoning Commission Schedule for more details.

Application Submittal Instructions: Submit a hard copy of the completed application and all required attachments with fee to the Planning and Community Services Division at the address above and email an electronic copy of all aforementioned documents to planning@cedarfalls.com by the submittal deadline on the attached schedule. A checklist is provided to assist in a complete submittal.

Procedure:



Planning & Zoning Commission

Schedule of Applications 2020

Complete Application/ Re-submittal Deadline	Internal Technical Review Committee Meeting***	Distribution of Packets	P&Z Meeting ** Preliminary Consideration	Distribution of Packets2	P&Z Meeting ** Formal Recommendation	Distribution of Packets3	CC Meeting (tentative)
<i>DUE BY 5PM</i>							
11/18/2019	11/26/2019*	12/13/2019	12/18/2019*	1/3/2020	1/8/2020	1/31/2020	2/3/2020
12/9/2019	12/18/2019	1/3/2020	1/8/2020	1/17/2020	1/22/2020	2/14/2020	2/17/2020
12/23/2019	1/2/2020*	1/17/2020	1/22/2020	2/7/2020	2/12/2020	2/28/2020	3/2/2020
1/6/2020	1/15/2020	2/7/2020	2/12/2020	2/21/2020	2/26/2020	3/13/2020	3/16/2020
1/20/2020	2/5/2020	2/21/2020	2/26/2020	3/6/2020	3/11/2020	4/3/2020	4/6/2020
2/10/2020	2/19/2020	3/6/2020	3/11/2020	3/20/2020	3/25/2020	4/17/2020	4/20/2020
2/24/2020	3/4/2020	3/20/2020	3/25/2020	4/3/2020	4/8/2020	5/1/2020	5/4/2020
3/9/2020	3/18/2020	4/3/2020	4/8/2020	4/17/2020	4/22/2020	5/15/2020	5/18/2020
3/23/2020	4/1/2020	4/17/2020	4/22/2020	5/8/2020	5/13/2020	5/29/2020	6/1/2020
4/6/2020	4/15/2020	5/8/2020	5/13/2020	5/22/2020	5/27/2020	6/12/2020	6/15/2020
4/20/2020	4/29/2020	5/22/2020	5/27/2020	6/5/2020	6/10/2020	7/3/2020	7/6/2020
5/11/2020	5/20/2020	6/5/2020	6/10/2020	6/19/2020	6/24/2020	7/17/2020	7/20/2020
5/22/2020*	6/3/2020	6/19/2020	6/24/2020	7/3/2020	7/8/2020	7/31/2020	8/3/2020
6/8/2020	6/17/2020	7/3/2020	7/8/2020	7/17/2020	7/22/2020	8/14/2020	8/17/2020
6/22/2020	7/1/2020	7/17/2020	7/22/2020	8/7/2020	8/12/2020	9/4/2020	9/8/2020
7/6/2020	7/15/2020	8/7/2020	8/12/2020	8/21/2020	8/26/2020	9/18/2020	9/21/2020
7/20/2020	7/29/2020	8/21/2020	8/26/2020	9/4/2020	9/9/2020	10/2/2020	10/5/2020
8/10/2020	8/19/2020	9/4/2020	9/9/2020	9/18/2020	9/23/2020	10/16/2020	10/19/2020
8/24/2020	9/2/2020	9/18/2020	9/23/2020	10/9/2020	10/14/2020	10/30/2020	11/2/2020
9/4/2020*	9/16/2020	10/9/2020	10/14/2020	10/23/2020	10/28/2020	11/13/2020	11/16/2020
9/21/2020	9/30/2020	10/23/2020	10/28/2020	11/6/2020	11/11/2020	12/4/2020	12/7/2020
10/12/2020	10/21/2020	11/6/2020	11/11/2020	11/19/2020	11/24/2020*	12/18/2020	12/21/2020
10/26/2020	11/4/2020	11/19/2020	11/24/2020*	12/4/2020	12/9/2020	12/31/2020	1/4/2021
11/9/2020	11/18/2020	12/4/2020	12/9/2020	12/17/2020	12/22/2020*	1/15/2021	1/18/2021
11/23/2020	12/2/2020	12/17/2020	12/22/2020*	1/8/2021	1/13/2021	1/29/2021	2/1/2021
12/7/2020	12/16/2020	1/8/2021	1/13/2021	1/22/2021	1/27/2021	2/12/2021	2/15/2021
12/21/2020	12/30/2020	1/22/2021	1/27/2021	2/5/2021	2/10/2021	2/26/2021	3/1/2021
1/11/2021	1/20/2021	2/5/2021	2/10/2021	2/19/2021	2/24/2021	3/12/2021	3/15/2021
1/25/2021	2/3/2021	2/19/2021	2/24/2021	3/5/2021	3/10/2021	4/2/2021	4/5/2021
2/8/2021	2/17/2021	3/5/2021	3/10/2021	3/19/2021	3/24/2021	4/16/2021	4/19/2021
2/22/2021	3/3/2021	3/19/2021	3/24/2021	4/9/2021	4/14/2021	4/30/2021	5/3/2021

* Dates shifted to avoid holidays.

** Applications will be forwarded to P&Z once deemed complete and accurate.

*** If initial Technical Review Committee comments/corrections are extensive another review by the Technical Review Committee will be required.



**DEPARTMENT OF COMMUNITY DEVELOPMENT
REZONING APPLICATION**

**City of Cedar Falls
220 Clay Street
Cedar Falls, Iowa 50613**

Property's Address: _____

Parcel #: _____

Applicant's Name: _____

Applicant's Mailing Address (if other): _____

City: _____ State: _____ ZIP: _____

Applicant's Email: _____ Daytime Phone #: _____

Owner's Name (if other): _____

Owner's Mailing Address (if other): _____

Owner's Email: _____ Daytime Phone #: _____

Existing Zoning: _____ Present Use: _____

Proposed Zoning: _____ Proposed Use: _____

A COMPLETE SUBMITTAL INCLUDES A PAPER AND AN ELECTRONIC COPY OF:

- Completed application
- \$500 nonrefundable fee
- Names and addresses of property owners within 300 ft. of the requested area (Word or Excel)
- Legal description of property, for use in public notices (Word)
- Letter explaining reason for request and details about future uses (Word)
- Traffic Study, if applicable
- Plat scaled to at least 100 feet per inch (PDF 11x17)
 - Map elements: north arrow, etc.
 - Identified real-estate for which zoning is requested
 - Legal description of property
 - All public streets and highways within 300 ft. of the requested area's boundaries
 - All lands, platted or un-platted within 300 ft. of the requested areas boundaries
 - Requested and current zoning district
- Any other items specific to the zoning district being requested which may include the following:
 - Comprehensive Development Site Plan
 - Traffic Generation Analysis
 - Developmental Procedures Agreement

To the best of my knowledge the foregoing and attached statements are true and correct, I sign this completed application with the intent of having my property rezoned.

Date: _____

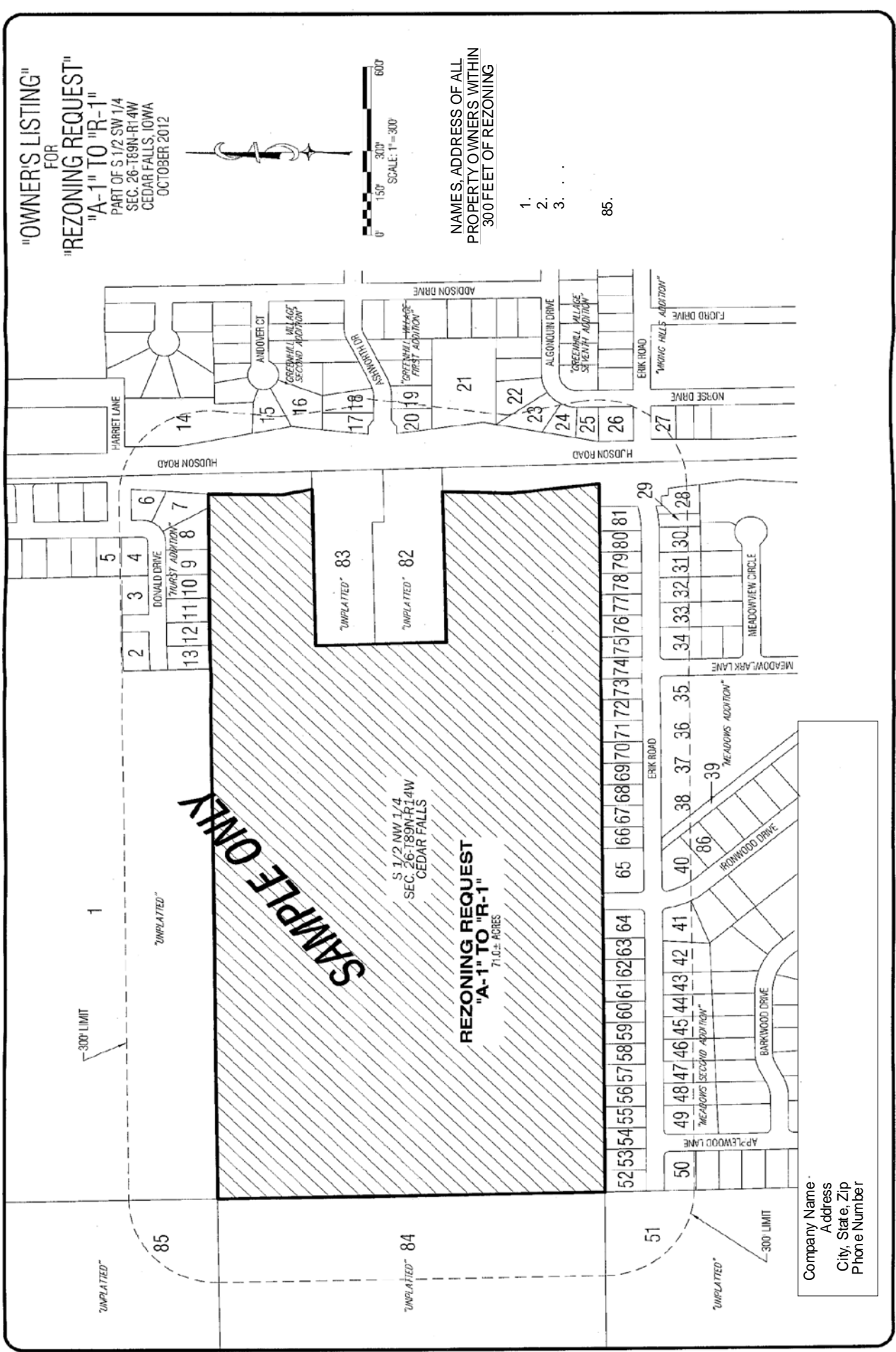
Property Owner's Signature: _____

City of Cedar Falls

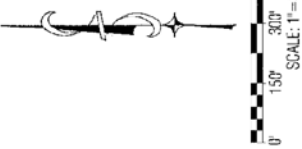
(319) 273-8600: email application to: planning@cedarfalls.com

Rezoning/Application-Rezoning 08-03-2020

Sample Rezoning Plat



"OWNER'S LISTING"
FOR
"REZONING REQUEST"
"A-1" TO "R-1"
PART OF S 1/2 SW 1/4
SEC. 26-T89N-R14W
CEDAR FALLS, IOWA
OCTOBER 2012



NAMES, ADDRESS OF ALL
PROPERTY OWNERS WITHIN
300 FEET OF REZONING

- 1.
- 2.
- 3.
- 85.

SAMPLE ONLY

REZONING REQUEST
"A-1" TO "R-1"
71.0± ACRES
S 1/2 NW 1/4
SEC. 26-T89N-R14W
CEDAR FALLS

Company Name
Address
City, State, Zip
Phone Number